

Sale agreement

S. No. 285 Date



পশ্চিমবঙ্গ পশ্চিম বঙ্গাল WEST BENGAL
BEFORE THE NOTARY PUBLIC
AT ALIPORE POLICE COURT



12AC 208032

TO WHOMSOEVER IT MAY CONCERN,

I, **SRI BISWAJIT BARAL**, son of Sri Durga Baral, aged about 31 years, by Faith – Hindu, by Occupation – Business, by Nationality – Indian, residing at 131/1, Ananda Pally South, P.O. – Purba Putiary, P.S. – Regent Park, Kolkata – 700093 and partner of **M/S. SHIVAM CONSTRUCTION**, a Partnership firm, having its office at 225, Ananda Pally A, P.O. – Purba Putiary, P.S. – Regent Park, Kolkata – 700093, (herein referred to as "**THE PROMOTER**"), duly authorized by **THE PROMOTER** of the proposed project named "**SHIVAM PLAZA**", do hereby solemnly declare, undertake and state as under:-

- 1) That the Agreement for Sale/Builder-Buyer Agreement of our project named "**SHIVAM PLAZA**", situated at the K.M.C Premises No. – 176, Anandapally 'B', P.O. – Purba Putiary, P.S. – Regent Park, within the limits of K.M.C Ward No. – 114, Borough No. – XI, Under the Kolkata Municipal Corporation (K.M.C), District – Kolkata, Pin – 700093 (PROJECT ADDRESS), is in accordance with Annexure-A of the West Bengal Real Estate (Regulation and Development) Rules 2021.
- 2) That none of the terms and conditions of the Agreement for Sale presented by us shall violate the provisions of The Real Estate (Regulation and Development) Act, 2016 and the West Bengal Real Estate (Regulation and Development) Rules 2021.
- 3) That if any provision in Agreement for Sale is in contravention with The Real Estate (Regulation and Development) Act, 2016 and the West Bengal Real Estate (Regulation and Development) Rules 2021, the provisions of the Act & Rules shall prevail in those cases.

That if any contradiction arises in the future, the Deponent shall be responsible for

SHIVAM CONSTRUCTION

Biswajit Baral

Partner

Signature Attested
On Identification

DEPONENT

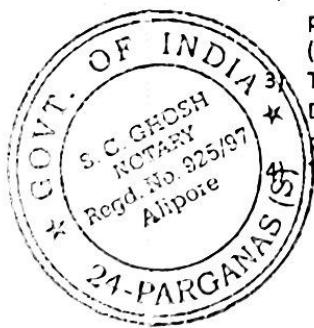
S. C. GHOSH
S. C. GHOSH, Notary
Alipore Police Court, Kol-27
Reg. No. 925/97 Govt. of India

Identified by me

Advocate
Advocate

Advocate
Advocate
Alipore Police Court
Enr. No-W3/2037/1993

113 JUN 2025



009892

11 JUN 2025

No. Rs. Date

Sold to - S. CHAKRABORTY (Adv.)
of-Alipore Judges Court, Kolkata-27


Samiran Das
Stamp Vendor
Alipore Police Court, Kolkata-27

SHIVAM CONSTRUCTION

Printed